

Article 11 Signs

Section 11.01 Purpose and Application

- 11.01.1. The purposes of the regulations contained under this Section are to promote and maintain overall community beautification; establish reasonable time, place and manner regulations on the exercise of free speech; promote traffic safety; and promote appropriate and efficient use of land.
- 11.01.2. In all permitted districts signs may be erected, altered, maintained, used, removed or moved only if they comply with the provisions of this Ordinance and other regulations of the Township relating to such activities.
- 11.01.3. Signs existing at the date of enactment of this Ordinance and which do not conform to the requirements of this Ordinance shall be considered non-conforming signs. Once a non-conforming sign is removed, it may be replaced only with a conforming sign. Non-conforming signs may be repaired or repainted provided that the modifications do not exceed the dimensions of the existing sign.
- 11.01.4. These provisions shall not apply to (1) flags or signs posted by any religious organization to provide directions to a place of worship, (2) interior signs not visible from a public right of way or adjoining property, (3) cornerstones built into or attached to a wall of a building commemorating a person or event, (4) official notices of any court or public office, (5) legal notices posted pursuant to law, (6) public service signs as aids to safety or service, (7) official traffic or directional signs and other Official, Federal, State, County, or Township government signs.

Section 11.02 General Provisions

- 11.02.1. No sign shall be erected containing information which states or implies that a property may be used for any purpose not permitted under the provisions of this Ordinance.
- 11.02.2. On-site signs advertising a use no longer in existence or a product no longer available shall be removed or changed to advertise the new use or product within thirty (30) days of the cessation of the original use or product availability. Only signs in conformance with this Ordinance shall replace signs once removed.
- 11.02.3. No sign shall be so located or arranged that it interferes with traffic because of glare; blocking of reasonable sight lines for streets, sidewalks, or driveways; confusion with a traffic control device (by reason of color, location, shape, or other characteristic); or any other reason.

- 11.02.4. In no case shall any sign, other than an official sign, be erected within the official right-of-way of any street, unless specifically authorized by ordinance or regulation of the Township and in conformance with the Commonwealth of Pennsylvania regulations, where appropriate.
- 11.02.5. In no case shall any sign, other than an official sign, be erected within the boundaries of a designated clear sight triangle at an intersection of streets or access drives, unless it complies with the provisions of this Ordinance.
- 11.02.6. In addition to other applicable regulations of the Township and State laws, the following shall apply to all adult business use signs and other visible messages:
- A. Sign messages shall be limited to written descriptions of material or services available on the premises.
 - B. Sign messages shall not include any graphic or pictorial depiction of material related to specific sexual activities or anatomical areas.
 - C. Advertisements, displays or other promotional materials related to specific sexual activities or anatomical areas shall not be shown or exhibited so as to be visible to the public from the exterior of the building.
 - D. The entrance of the adult business should include a sign warning all individuals of the premises classification as an adult business use.

Section 11.03 Area Standards

- 11.03.1. The area of a sign shall be construed to include all lettering, wording, and accompanying designs and symbols, together with the background, whether open or enclosed, on which they are displayed, but not including any supporting framework and bracing which are incidental to the display itself.
- 11.03.2. The area of a sign painted upon or applied to a building shall be considered to include all lettering, wording, and accompanying designs or symbols, together with any backing associated with the sign.
- 11.03.3. Where the sign consists of individual letters or symbols attached to or painted on a surface, buildings, wall, or window, the area shall be considered to be that of the smallest rectangle or other shape that can encompass all of the letters and symbols.

Section 11.04 Permitted Signs - All Zoning Districts

The following signs are permitted in all Zoning Districts and are subject to the standards, provisions and specifications contained herein:

- 11.04.1. Temporary signs announcing a campaign, drive, or event of a civic, philanthropic, educational, or religious organization. Such signs shall not exceed twelve (12) square feet in area and shall be removed immediately upon the completion of the campaign, drive, or event.
- 11.04.2. Business signs offering the sale or rental of the premises upon which the signs are erected. The area of any such sign shall not exceed six (6) square feet. Not more than one (1) such sign shall be placed on the property unless such property fronts on more than one (1) road, in which case one (1) sign may be erected on each road frontage.
- 11.04.3. Temporary signs of contractors, developers, architects, engineers, builders, and artisans, erected and maintained on the premises where the work is being performed. The area of such sign shall not exceed twelve (12) square feet. Such sign shall be removed upon completion of the work.
- 11.04.4. "No trespassing" signs; signs indicating the private nature of a road, driveway, or premises; and signs controlling fishing or hunting on the premises. The area of any such sign shall not exceed two (2) square feet.
- 11.04.5. Nameplate signs displaying the name and address of the occupant of a dwelling, or dwelling unit, provided that the area of each such sign shall not exceed two (2) square feet and provided that such a sign shall not be internally illuminated or illuminated by any lighting having a total wattage of more than one hundred (100) watts.
- 11.04.6. Home occupation or name sign displaying the name and address of the occupant or the profession or activity of the occupant of a dwelling. Not more than one (1) such sign shall be erected for each permitted use or dwelling. The area of such sign shall not exceed two (2) square feet. Such sign shall be fixed flat on the main wall of such building or may be erected in the front yard, but not within ten (10) feet of a street right-of-way line.
- 11.04.7. Sign, bulletin, announcement board, or identification sign for schools, places of worship, clubs, or other principal uses and buildings other than dwellings on the same lot therewith for the purpose of displaying the name of the institution and its activities or services. The area of any such sign shall not exceed twelve (12) square feet. Not more than one (1) such sign shall be erected on any one road frontage.
- 11.04.8. Signs identifying residential subdivisions or land developments comprising ten (10) or more dwelling units. Such signs shall have a maximum area of

thirty (30) square feet and a maximum height of eight (8) feet. These signs may be located at up to three of the major entrances from exterior streets and may include the overall name of the development and any logo. Such signs shall not include advertising.

11.04.9. Temporary signs identifying a yard or garage sale, provided (1) there shall be no more than two signs per event, (2) each sign shall not exceed four square feet in area, and (3) all signs shall be placed a maximum of seven (7) days prior to a sale and removed within twenty-four (24) hours after the sale.

11.04.10. Temporary signs advertising the temporary sale of products or goods such as Christmas trees, Easter flowers, fireworks, etc., provided such signs shall not exceed twelve (12) square feet in area and shall not be posted earlier than thirty (30) days before the date of the event to which they pertain and shall be removed within seven (7) days of said event.

Section 11.05 Permitted Signs in the AP Effective Agricultural Preservation District and RC Rural Conservation District

The following signs are permitted in the AP (Effective Agricultural Preservation) District and the RC (Rural Conservation) District and are subject to the standards, provisions and specifications contained herein:

11.05.1. Signs offering the sale of farm products, nursery products or livestock produced or raised on the premises, provided that the area of any such sign shall not exceed twelve (12) square feet and not more than one (1) such sign shall be erected on any one street frontage.

11.05.2. Signs denoting membership in agricultural associations, cooperatives, or indicating specialization in a particular breed of cattle, hogs, etc., or a particular hybrid or strain of plant, provided that such sign is limited to six (6) square feet.

Section 11.06 Permitted Signs in the C Commercial District

The following signs are permitted in the C (Commercial) District and are subject to the standards, provisions and specifications contained herein:

11.06.1. Signs directing patrons or members of audience to temporary exhibits, shows, or events. Such sign shall not exceed twelve (12) square feet; shall be removed immediately following the date of the exhibit, show or event; and shall not be posted earlier than three (3) weeks before the date of the exhibit, show, or event.

11.06.2. Business wall or freestanding signs on the same lot as the use to which it relates. The total of such signs shall be limited to two (2) square feet for each lineal foot of horizontal building façade length, but not to exceed an aggregate

area of one hundred sixty (160) square feet. No more than two (2) freestanding sign structures shall be permitted per lot.

- 11.06.3. Special temporary promotional devices, signs, or displays, such as banners or pennants, where such signs are outside of a building, shall remain on display for a period not to exceed thirty (30) consecutive days.

Section 11.07 Signs Prohibited in All Districts

The following signs are prohibited in all Zoning Districts:

- 11.07.1. Signs which in any way simulate official, functional, directional, or warning signs erected or maintained by the Federal, State, County, or any municipal government, or by any railroad, public utility, or similar agency concerned with the protection of public health or safety.
- 11.07.2. Banners, spinners, flags, pennants, or any moving objects used for commercial advertising purposes, whether containing a message or not, except as otherwise permitted within this Ordinance.
- 11.07.3. Flashing, blinking, twinkling, animated, or moving signs of any type, except those portions of signs which indicate time and temperature.
- 11.07.4. Portable changeable copy signs.
- 11.07.5. Off-premises advertising signs (billboards).
- 11.07.6. Signs placed, inscribed or supported upon the roof or upon any structure which extends above the eaves of the roof of any building.
- 11.07.7. Signs which emit smoke, visible vapors or particles, sound or color.
- 11.07.8. Signs or displays that include words or images that are obscene, pornographic or highly offensive to public decency.
- 11.07.9. Signs that are not in good repair or do not meet construction standards.
- 11.07.10. Signs erected without a building permit.
- 11.07.11. Signs that contain out-of-date political messages.
- 11.07.12. Signs that are illegal under State law or regulations.
- 11.07.13. Signs that attempt or appear to attempt to regulate, warn, or direct the movement of traffic or that interfere with, imitate, or resemble any official traffic sign, signal, or device.
- 11.07.14. Signs that are erected or maintained on trees or painted or drawn on rocks or other natural features.

- 11.07.15. Signs that prevent free ingress or egress from any door, window, or fire escape or that are attached to a standpipe or fire escape.
- 11.07.16. Any vehicle to which a sign is affixed in such a manner that the carrying of such sign or signs no longer is incidental to the vehicle's primary purpose, but becomes a primary purpose in itself.

Section 11.08 Supplementary Sign Regulations

The following supplementary sign regulations shall apply to all zoning districts in the Township:

- 11.08.1. Projection - No sign shall project more than twelve (12) inches from the building façade to which it is attached. No freestanding sign may project beyond the lot line or beyond a road right-of-way.
- 11.08.2. Height - No sign that is part of or is supported by a building shall be erected upon the roof of such building, nor shall such sign extend above the height of the building. Freestanding signs shall meet the height requirements of the particular district in which they are located.
- 11.08.3. Clearance - No sign structure erected directly upon the ground shall have less than three (3) feet of clear space between such sign and the ground; however, necessary supports may extend through such open space.
- 11.08.4. Illumination - Signs may be lighted with nonglaring lights or may be illuminated by shielded floodlights, provided, however, that no red, green or amber lights shall be permitted and provided that lighting is screened from adjacent properties. No lights of flashing or animated types shall be permitted. Digital signs are permitted; however, they must be in conformance with this Section and all other sign regulations, including the following:
 - A. A minimum duration of time of eight (8) seconds shall be met for a single message to be displayed.
 - B. A maximum duration of time of one (1) second or less shall be met for a change of image to be accomplished.
 - C. The applicant of any digital sign application shall agree to display emergency information such as amber alerts and emergency evacuation information should the need arise.
- 11.08.5. Placement - No signs shall be posted, stapled, taped, or otherwise attached to public utility poles or trees within a road right-of-way. No portion of any freestanding sign shall be located within ten (10) feet of any side lot line.
- 11.08.6. Construction - All signs, except temporary signs, shall be constructed of durable material and kept in good condition and repair. Any sign that is

allowed to become dilapidated may, after thirty (30) days notification, be removed by the Township at the expense of the owner or lessee of the property on which it is located.